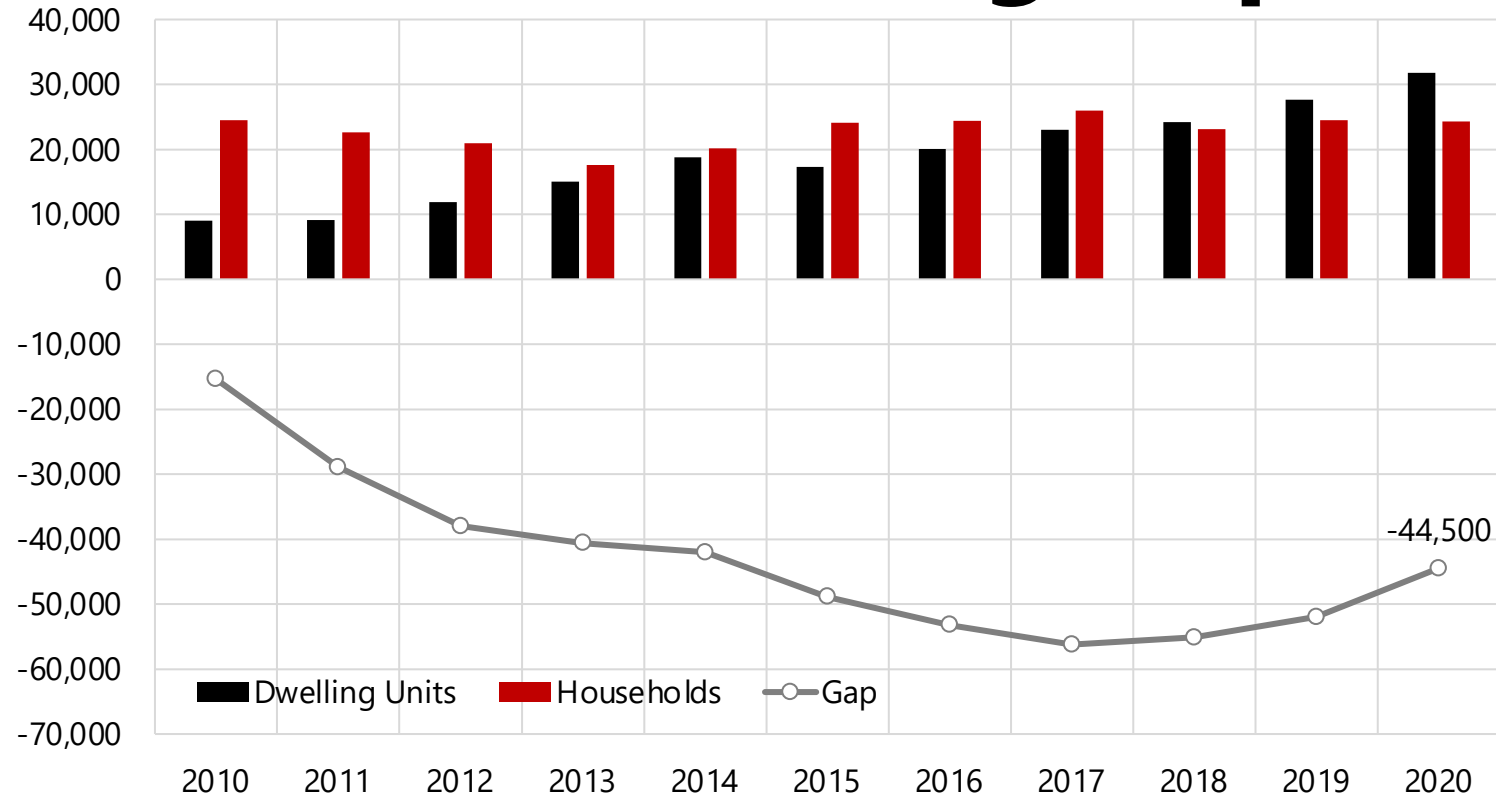


State of Utah's Housing Market

Dejan Eskic, Senior Fellow

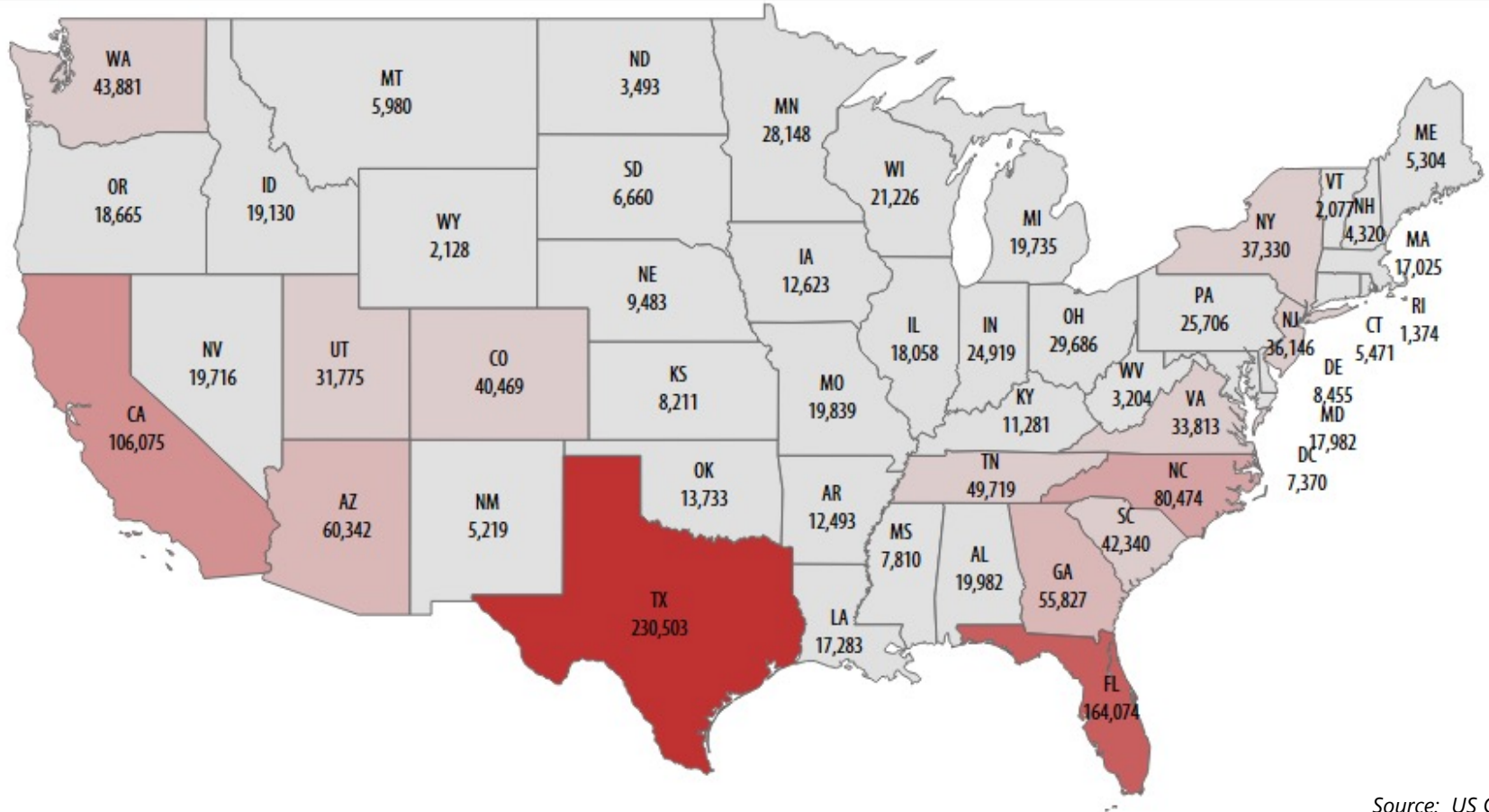
INFORMED DECISIONS™

Utah's Housing Gap



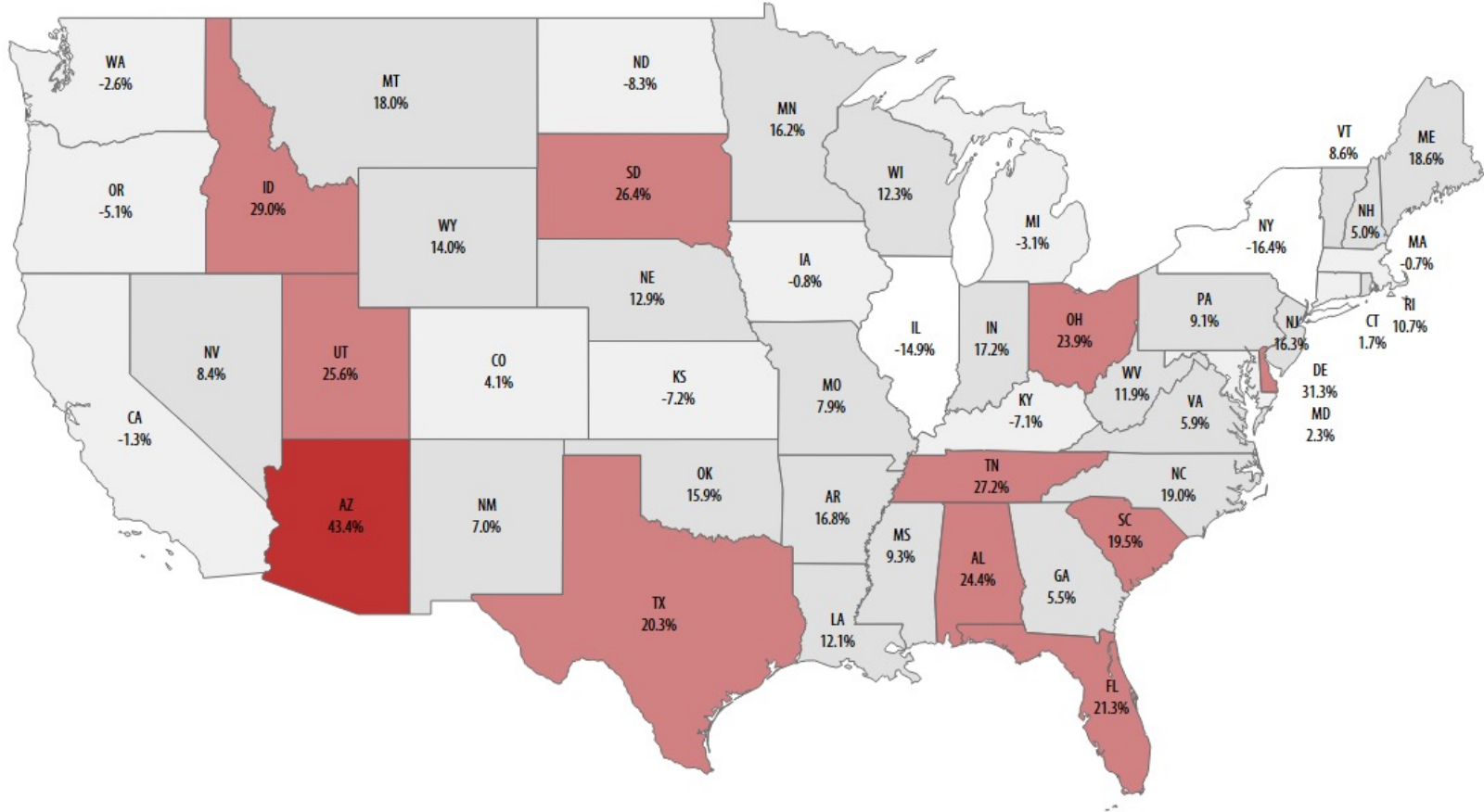
Source: Kem C Gardner Policy Institute.

2020 Unit Construction



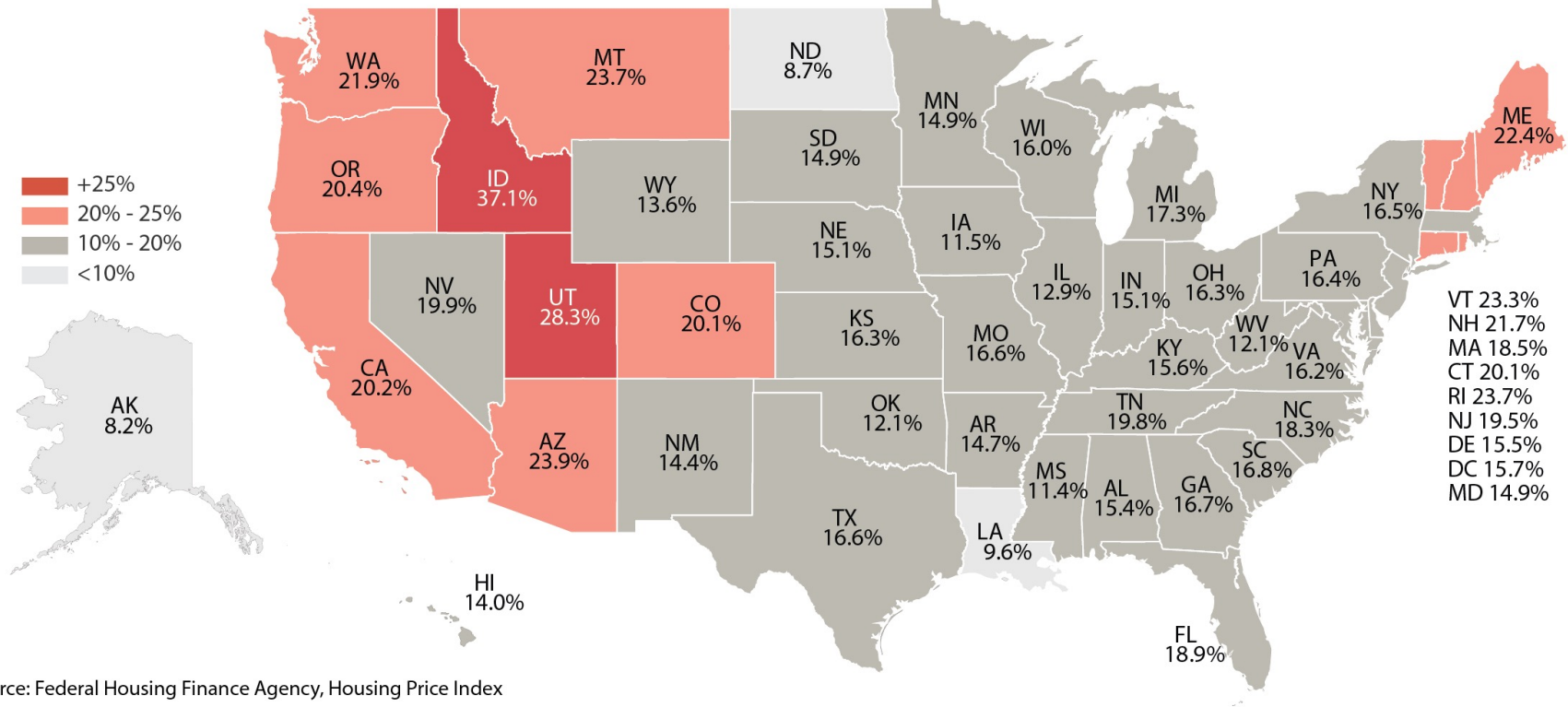
Source: US Census.

2020 Unit Construction +/- 5-year Avg.



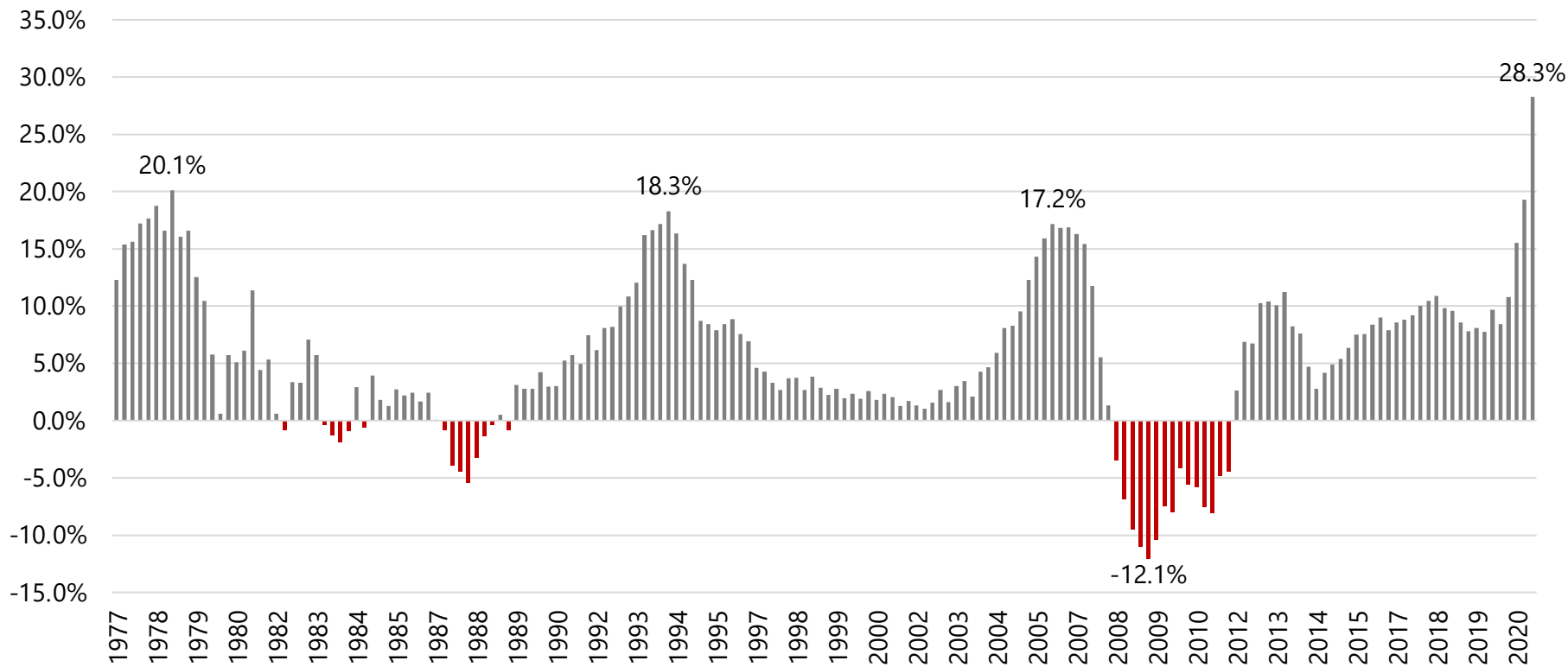
Source: US Census.

Year-Over Quarterly Increase in Housing Price Index, Q3 2020 - Q3 2021



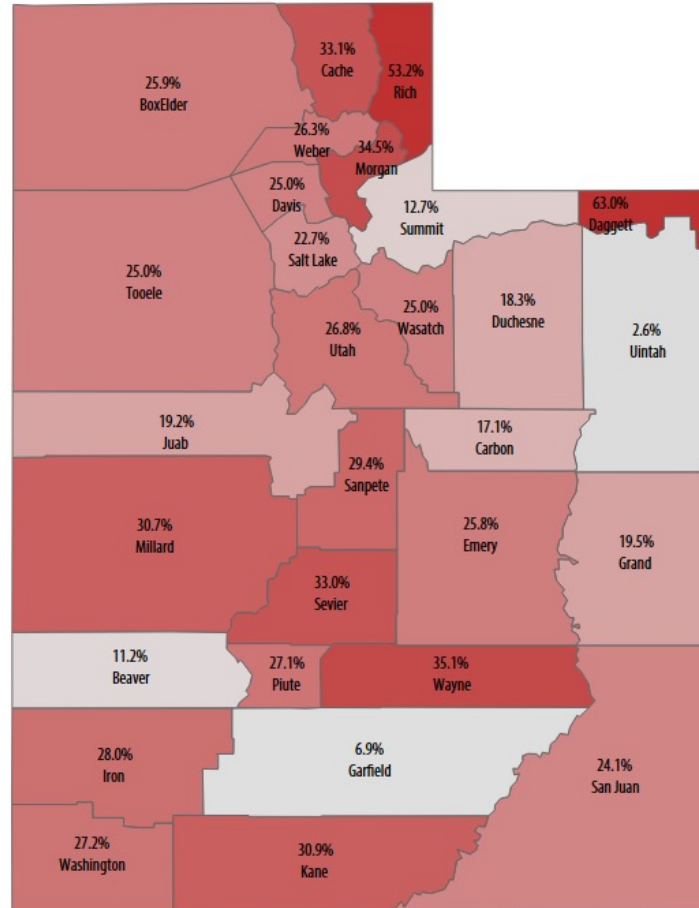
Source: Federal Housing Finance Agency, Housing Price Index

Year-Over Quarterly Percent Change in Utah's Housing Price Index



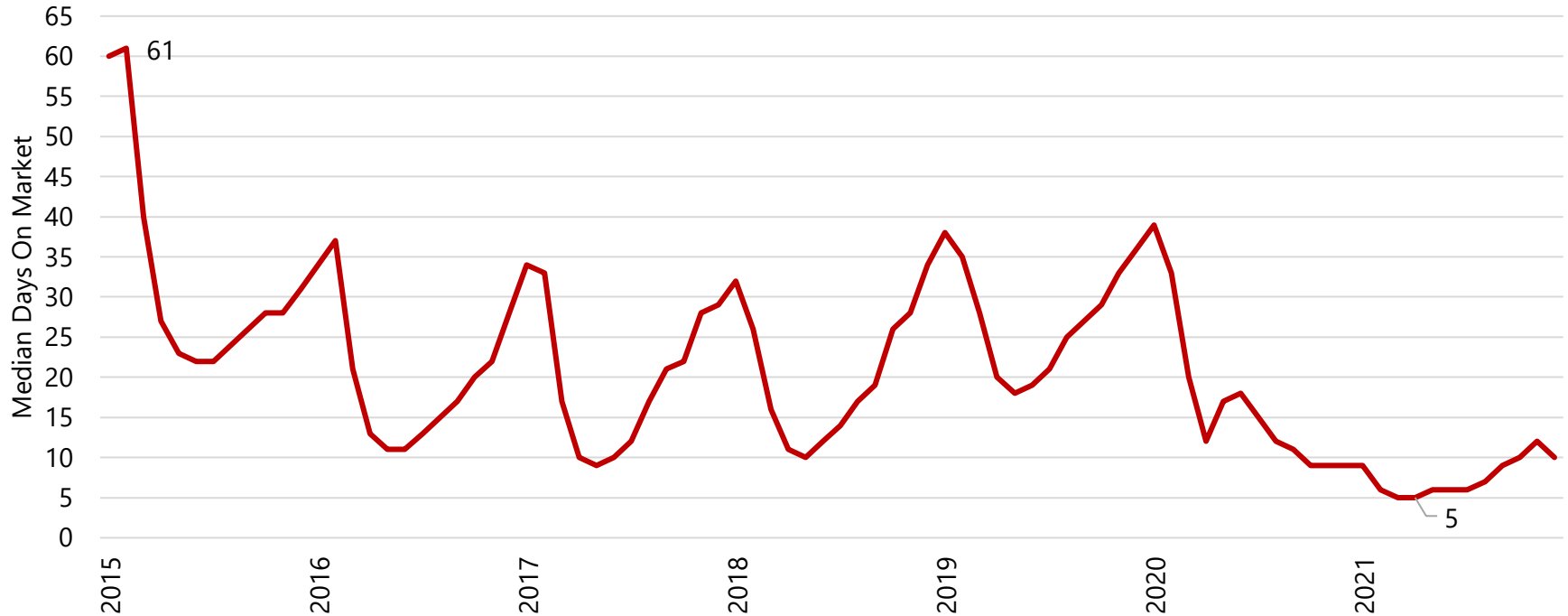
Source: FHFA

Record Sales Price Chang (2020-2021)



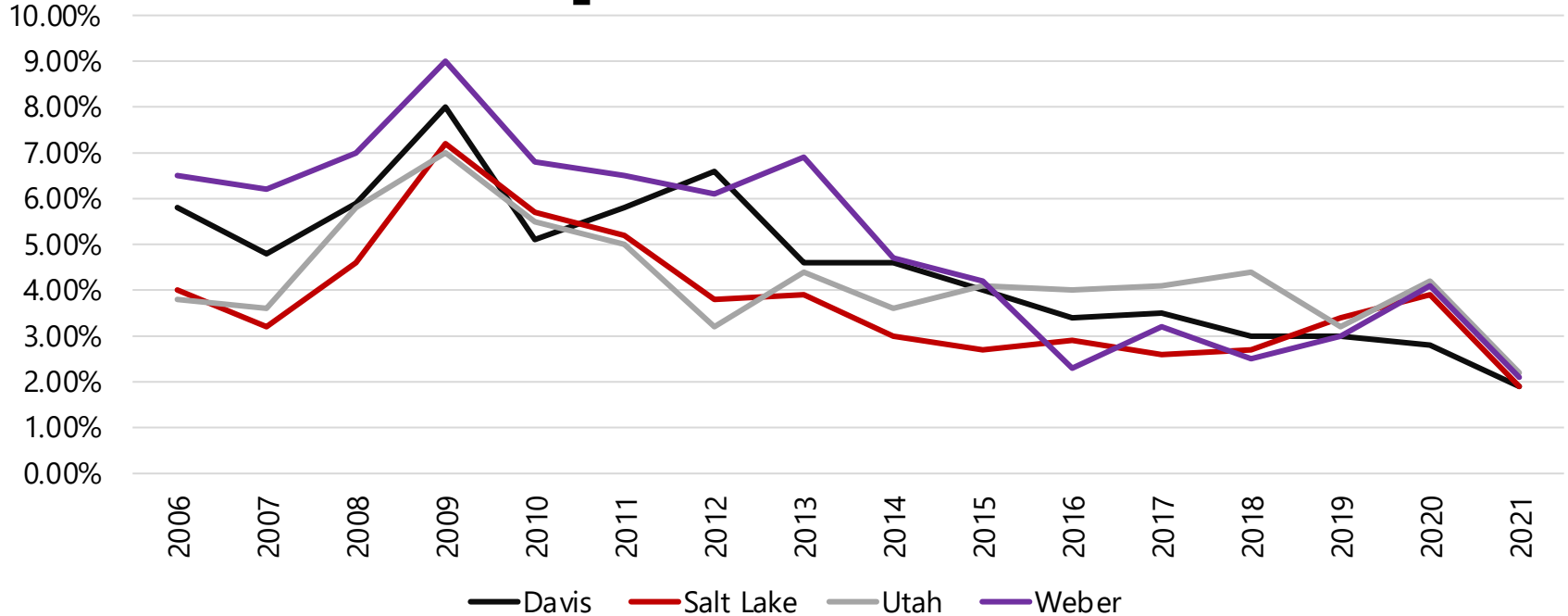
Source: Utah Association of Realtors.

Median Days on Market

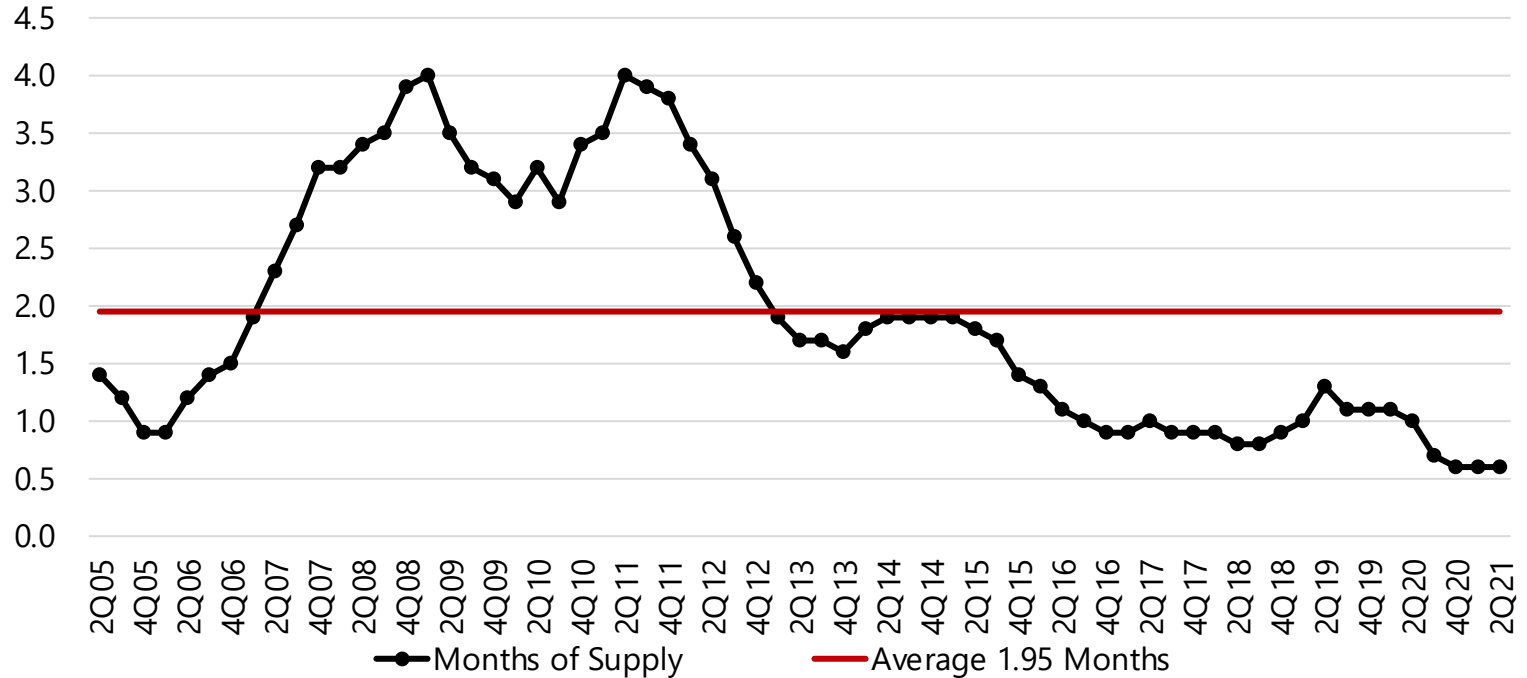


Source: *UtahRealEstate.com.*

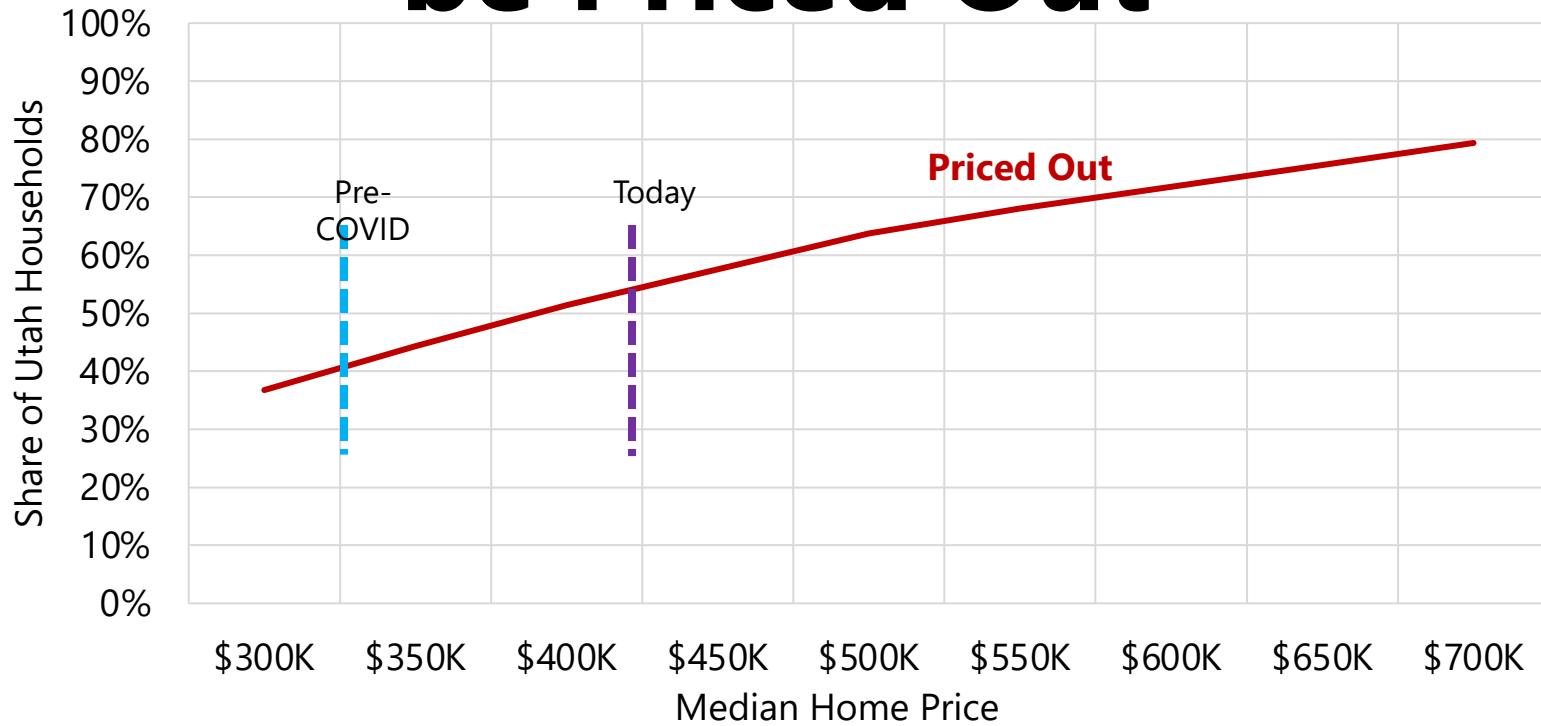
Lowest Vacancy for Apartments



Supply of Finished Vacant Unsold Homes in the Greater Salt Lake Market



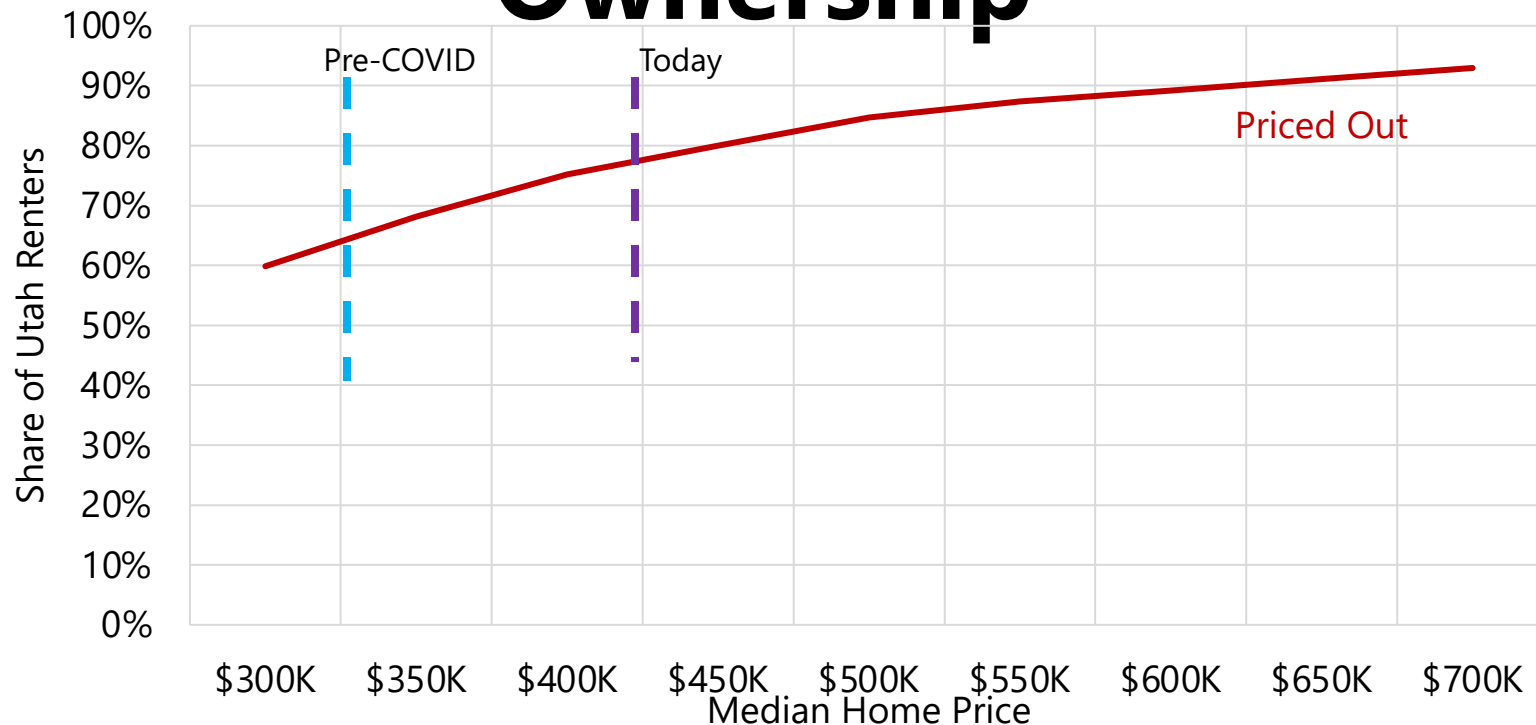
More Utah HHs Continue to be Priced Out



Note: 3.11% 30-yr mortgage, includes PMI & Property Taxes

Source: Kem C. Gardner Policy Institute.

Renters face a Tougher Path to Ownership

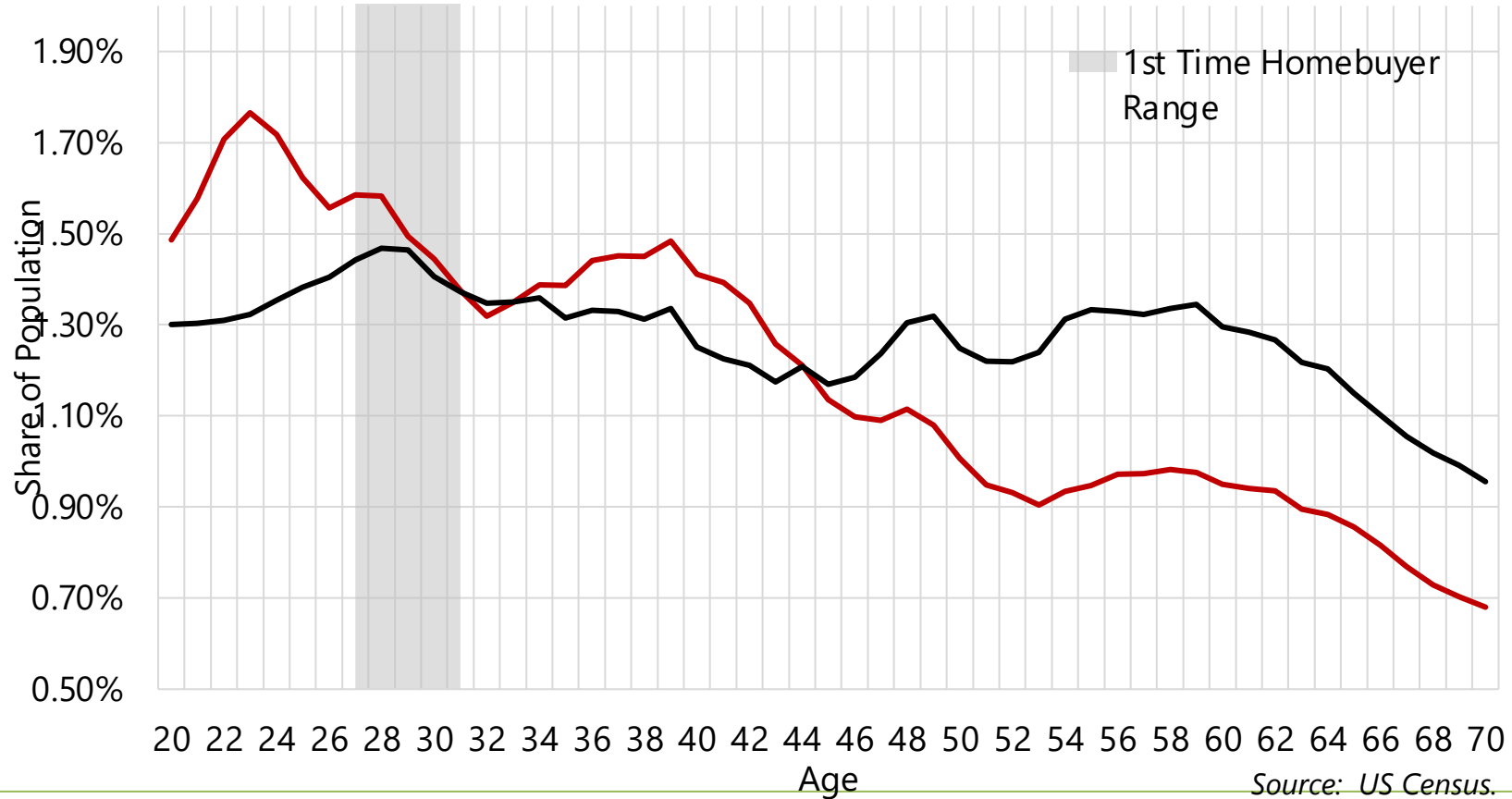


Note: 3.11% 30-yr mortgage, includes PMI & Property Taxes

Source: Kem C. Gardner Policy

Institute.

A Wave of New Demand Incoming



Kem C. Gardner Policy Institute

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